

CITY OF ALAMO HEIGHTS  
**PLANNING AND ZONING COMMISSION  
MINUTES**

The Planning and Zoning Commission held its regularly scheduled meeting in the City Council Chambers at 6120 Broadway on Monday, May 4, 2009, at 5:30 p.m.

Members Present were:

Kenneth Zuschlag, Acting Chairman	Thomas Pre Ball
Ed Kopplow	Steven McAllister
Lane Mitchell	Lori Becknell
Marsha Krassner	
La Unah Cuffy	
Mike Reyna	

Members Absent:

Tom McGaughy, Chairman  
John Grable  
Steve Dutton

Also present:

Ann McGlone, Community Development Director  
Gracie Flores, Community Development Representative  
Kathy Rodriguez, Community Development Coordinator  
Nathan Lester, Building Official  
Rebecca Waldman, City Manager

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The meeting was called to order by Mr. Zuschlag at 5:35 p.m.

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Mr. McAllister made a motion to approve the minutes from April 6, 2009. It was seconded by Mr. Kopplow.

The motion was approved with the following votes:

For: Zuschlag, Kopplow, Mitchell, Cuffy, Reyna, Ball, McAllister, Becknell

Against: None

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**CASE NO. 319  
172 Katherine Ct.**

Gary Gibbons, Gibbons Surveying & Mapping Inc., explained that there is currently one multi-family structure, consisting of three units on the property and the proposed replat will result in one single family attached dwelling unit per lot. Ms. Rodriguez stated that staff had reviewed the existing structure in relationship to the proposed replat, and have found the project to be in compliance with the International Residential Code, Chapter 3 of the city zoning code, and Chapter 17 of the city subdivision code. The Commission discussed the proposed covenant, condition, easement and restrictions declaration that was provided to demonstrate the manner in which common issues and concerns of the individual owners will be coordinated and managed.

A motion was made by Mr. Kopplow to recommend City Council to approve Case No. 319 and request that City Council obtain an Opinion Letter from owner's attorney that represents that the Declaration of Covenants, Conditions, Easements and Restrictions for the Katherine Court Townhomes include all appropriate protections and provisions regarding the use, location and maintenance for the Fee Simple individual lots as it relates to utility service and infrastructure. It was seconded by Mr. Reyna.

The motion was approved with the following votes:

For: Zuschlag, Kopplow, Krassner, Mitchell, Cuffy, Reyna, Ball, McAllister, Becknell

Against: None

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Mrs. McGlone made a presentation at the public hearing regarding the proposed City of Alamo Heights Comprehensive Plan. No action was taken.

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The meeting was adjourned by Mr. Zuschlag.

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**THE PROCEEDINGS OF PLANNING AND ZONING ARE ALSO RECORDED ON COMPACT DISC. THESE MINUTES ARE THE OFFICIAL RECORD OF THE PROCEEDINGS CONTAINED HEREIN. THESE MINUTES ARE NOT A VERBATIM TRANSCRIPT OF THE PROCEEDINGS AND DO NOT PURPORT TO INCLUDE ALL EVIDENCE PRESENTED OR STATEMENTS MADE.**

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*for*  
  
Kenneth Zuschlag, Acting Chairman

2-4-2010  
Date Signed

  
Gracie Flores  
Recording Secretary